UNIT 6529
SPYGLASS VILLAS II CONDO
OR 1507/1354

DE RAISMES JOHN F REV TRUST/DE RAISMES JOHN F TRUS
6529 SPYGLASS CIRCLE
FERNANDINA BEACH, FL 32034

2023

01-6N-29-V421-6529-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		4 100
Recreation	POOL	POOL 100
Location	INTERIOR	INTERIOR 100
View	OCEAN	OCEAN 100
Desirability	4TH FLOOR	4TH FLOOR 100
Balcony	635 SF FOP	635 SF FOP 100
Parking	U/G GARAGE	U/G GARAGE 100
Bedrooms		3 100
Bathrooms		3.5 100
Oth Rooms		3 100
Quality	05	Quality Level 05
DOR CODE	0400	CONDOMINIUM

MAP NUM | MKT AREA 10

NEIGHBORHOOD/LOC 10010.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	0		0	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8342100		0				2007	2007	100	100	0		

1 CONDO – 100% - 2020 SQFT=2404 HX Base Yr 2020

BLD DATE | LGL DATE
XF DATE | LAND DATE
INC DATE | AG DATE

6529 SPYGLASS CIR, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		1,562,850
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		1,562,850
SOH/AGL Deduction		263,879
ASSESSED VALUE		1,298,971
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		1,248,971
TOTAL JUST VALUE		1,562,850
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,420,250

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20004524	REMODEL	55,000	06/12/2020

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2313/0160	10/15/2019	WD	U	I	11	100
GRANTOR: DE RAISMES JOHN F REV						
GRANTEE: DE RAISMES JOHN F &						
2233/0919	10/26/2018	WD	Q	I	01	1,359,000
GRANTOR: LEE CARL E & JUDITH H						
GRANTEE: DE RAISMES JOHN F R						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

REVIEW DATE 10/14/2021 BY JW Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 08/02/2023 BY SYS